

132.0

0003

0018.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

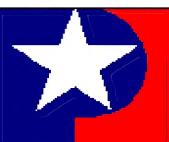
881,500 / 881,500

USE VALUE:

881,500 / 881,500

ASSESSED:

881,500 / 881,500


Patriot
 Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
101		IRVING ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: CONROY JASON F	
Owner 2:	
Owner 3:	

Street 1: 101 IRVING STREET
Street 2:

Twn/City: ARLINGTON
St/Prov: MA Cntry: Own Occ: Y
Postal: 02476 Type:

PREVIOUS OWNER
Owner 1: WEATHERS LAWRENCE G-ETAL -
Owner 2: COLEMAN M KATHLEEN -
Street 1: 101 IRVING STREET
Twn/City: ARLINGTON
St/Prov: MA Cntry: Own Occ: Y
Postal: 02476 Type:

NARRATIVE DESCRIPTION
This parcel contains 3,814 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1929, having primarily Wood Shingle Exterior and 1668 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		3814		Sq. Ft.	Site		0	90.	1.40	10									480,979						481,000	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										85106
										GIS Ref
										GIS Ref
										Insp Date
										05/29/18

PREVIOUS ASSESSMENT	Parcel ID	132.0-0003-0018.0
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Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	400,600	0	3,814.	481,000	881,600	881,600	Year End Roll	12/18/2019
2019	101	FV	306,400	0	3,814.	507,700	814,100	814,100	Year End Roll	1/3/2019
2018	101	FV	307,600	0	3,814.	374,100	681,700	681,700	Year End Roll	12/20/2017
2017	101	FV	307,600	0	3,814.	358,100	665,700	665,700	Year End Roll	1/3/2017
2016	101	FV	215,000	0	3,814.	331,300	546,300	546,300	Year End	1/4/2016
2015	101	FV	203,300	0	3,814.	277,900	481,200	481,200	Year End Roll	12/11/2014
2014	101	FV	203,300	0	3,814.	271,500	474,800	474,800	Year End Roll	12/16/2013
2013	101	FV	203,300	0	3,814.	258,700	462,000	462,000		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WEATHERS LAWREN	65591-322		6/23/2015		803,000	No	No		
	18197-149		6/1/1987		210,000	No	No	Y	

BUILDING PERMITS	ACTIVITY INFORMATION
2/2/2016 123 Re-Roof 9,500 2/2/2016 Strip and re-roof.	Date Result By Name
7/18/2003 621 Wood Dec 7,800 G6 GR FY06	5/29/2018 Inspected CC Chris C
10/30/1998 751 Redo Kit 11,000	4/21/2018 MEAS&NOTICE BS Barbara S
	11/19/2008 Meas/Inspect 355 PATRIOT
	11/3/2005 Permit Visit BR B Rossignol
	12/20/1999 Inspected 276 PATRIOT
	11/18/1999 Mailer Sent
	11/1/1999 Measured 263 PATRIOT
	8/25/1992 KT
	Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION

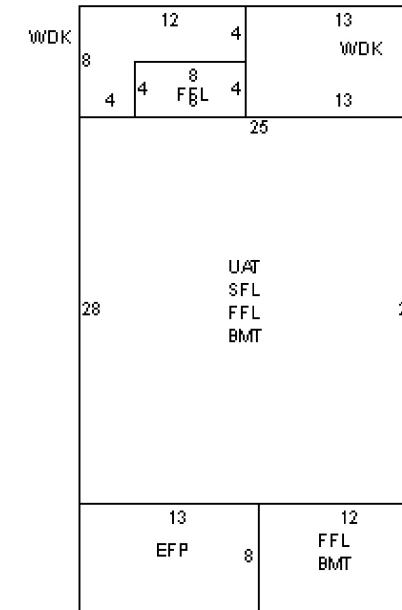
Type:	15 - Old Style	
Sty Ht:	2A - 2 Sty +Attic	
(Liv) Units:	1	Total: 1
Foundation:	3 - BrickorStone	
Frame:	1 - Wood	
Prime Wall:	1 - Wood Shingle	
Sec Wall:		%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	GREY	
View / Desir:		

BATH FEATURES

Full Bath:	1	Rating: Good
A Bath:		Rating:
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:	1	Rating: Good
A HBth:		Rating:
OthrFix:		Rating:

COMMENTS

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SKETCH**GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1929
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wall:	2 - Plaster
Sec Int Wall:	
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	
Bsmt Flr:	12 - Concrete
Subfloor:	
Bsmt Gar:	1
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	5 - Steam
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wall	% Sprinkled:

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
2	Frame Shed	D	Y	1	3X16	A	FR	1970	0.00	T	49	101						

RESIDENTIAL GRID

1st Res Grid	Desc: Line 1	# Units: 1
Level	FY LR DR D K FR RR BR FB HB L O	
Other		
Upper		
Lvl 2		
Lvl 1		
Lower		
Totals	RMS: 6	BRs: 3
	Baths: 1	HB: 1

CONDOS INFORMATION